



Description

A sizeable mixed commercial/residential investment opportunity comprising eight lock up retail units set within a secure shopping arcade, with a kitchenette and four cloak rooms/ WCs, along with two one bedroom flats and a one bedroom maisonette requiring finishing works on the upper floors. Five of the units are currently let on a month by month basis, along with the two one bedroom flats currently giving an income of £24,960pae, with the potential when fully let and refurbished of around £35,000pae.

Situated

Callington town centre offers a selection of bespoke shops, a supermarket and superstore, with educational and recreational facilities catering for all age groups. Readily commutable to Tavistock, Plymouth and the picturesque Tamar valley with riverside walks and a railway station at the neighbouring town of Gunnislake.

Ground Floor

Shopping arcade with 8 lock up retail units, kitchenette and four cloak rooms/WC's.

Upper Floors

Accessed via a separate communal entrance hall located to the side of the property:
Flat 1 Entrance hall, sitting room, kitchen, bedroom and bathroom.

Flat 2 Requiring finishing works: Entrance hall, bedroom and bathroom. Top Floor – Open plan lounge/kitchen/diner.
Flat 3 Entrance hall, sitting room, kitchen, bedroom and bathroom.

Viewings

Strictly by prior appointment with Fulfords Tavistock 01822 616121. General enquiries

